

088.0

0002

0018.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

760,800 / 760,800

USE VALUE:

760,800 / 760,800

ASSESSED:

760,800 / 760,800



PROPERTY LOCATION

No	Alt No	Direction/Street/City
6		HAZEL TERR, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	JACKMAUH CELIA & GREGORY	
Owner 2:		
Owner 3:		

Street 1:	6 HAZEL TERRACE
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 9,570 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1951, having primarily Stucco Exterior and 1525 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9570		Sq. Ft.	Site		0	70.	0.74	5									494,969						495,000	

IN PROCESS APPRAISAL SUMMARY

Legal Description								User Acct
101	9570.000	255,300	10,500	495,000	760,800			55861
Total Card	0.220	255,300	10,500	495,000	760,800	Entered Lot Size		GIS Ref
Total Parcel	0.220	255,300	10,500	495,000	760,800	Total Land:		GIS Ref
Source:	Market Adj Cost		Total Value per SQ unit /Card:	498.89	/Parcel: 498.8	Land Unit Type:		Insp Date

PREVIOUS ASSESSMENT

Parcel ID										
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	255,500	10500	9,570.	495,000	761,000	761,000	Year End Roll	12/18/2019
2019	101	FV	201,300	10500	9,570.	502,000	713,800	713,800	Year End Roll	1/3/2019
2018	101	FV	201,300	10500	9,570.	374,800	586,600	586,600	Year End Roll	12/20/2017
2017	101	FV	201,300	10500	9,570.	339,400	551,200	551,200	Year End Roll	1/3/2017
2016	101	FV	201,300	10500	9,570.	325,300	537,100	537,100	Year End	1/4/2016
2015	101	FV	196,700	10500	9,570.	275,800	483,000	483,000	Year End Roll	12/11/2014
2014	101	FV	196,700	10500	9,570.	261,600	468,800	468,800	Year End Roll	12/16/2013
2013	101	FV	196,700	10500	9,570.	248,900	456,100	456,100		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
STURTEVANT REED	18083-561		5/1/1987		157,359	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
5/22/2019	704	Insulate	4,400	C					10/5/2018	MEAS&NOTICE	CC	Chris C
10/10/2017	1334	Redo Bat	7,600	C					5/23/2013	Info Fm Prmt	EMK	Ellen K
3/25/2013	416	Manual	2,000	C					4/27/2009	Meas/Inspect	372	PATRIOT
2/21/1996	35		10,000					REMODEL DECK/ENCLO	5/10/2000	Inspected	276	PATRIOT
									1/27/2000	Measured	197	PATRIOT
									5/1/1990		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION

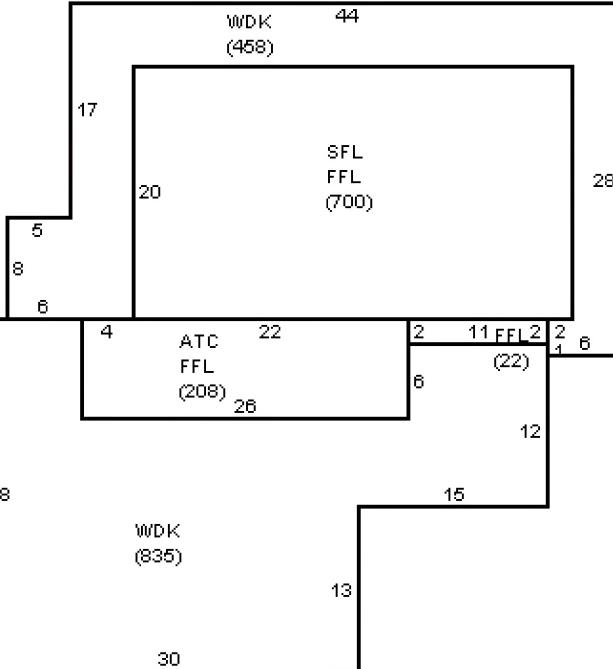
Type:	6 - Colonial	
Sty Ht:	2 - 2 Story	
(Liv) Units:	1	Total: 1
Foundation:	6 - Slab	
Frame:	1 - Wood	
Prime Wall:	6 - Stucco	
Sec Wall:		%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	red	
View / Desir:		

BATH FEATURES

Full Bath:	2	Rating: Average
A Bath:		Rating:
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:		Rating:

COMMENTS

pdas.

SKETCH**GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1951
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wall:	1M - Drywall
Sec Int Wall:	
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	1 - Forced H/Air
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wall	% Sprinkled:

DEPRECIATION

Phys Cond:	AG - Avg-Good	26.4 %
Functional:		%
Economic:		%
Special:		%
Override:		%
	Total:	26.4 %

REMODELING

Exterior:	No Unit	RMS	BRS	FL
Interior:	1	7	4	
Additions:				
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:				
Totals				
	1	7	4	

RES BREAKDOWN

Code	Description	Area - SQ	Rate - AV	Undepr Value
WDK	Deck	1,293	6.640	8,582
FFL	First Floor	930	160.110	148,903
SFL	Second Floor	595	160.110	95,266
ATC	Attic	73	160.110	11,656
Net Sketched Area:				
Size Ad	1597.8	Gross Are	3131	FinArea
				1525

SUB AREA**CALC SUMMARY****COMPARABLE SALES****PARCEL ID**

088.0-0002-0018.0

IMAGE**SUB AREA DETAIL**

Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
WDK	Deck	1,293	6.640	8,582						
FFL	First Floor	930	160.110	148,903	SFL	85				
SFL	Second Floor	595	160.110	95,266						
ATC	Attic	73	160.110	11,656						
Net Sketched Area:										
Size Ad	1597.8	Gross Are	3131	FinArea						

MOBILE HOME

Make: [] Model: [] Serial #: [] Year: [] Color: []

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
4	Garage W/Lof	D	Y	1	31X18	G	GD	1952	26.79	T	30	101			10,500			10,500

More: N

Total Yard Items:

10,500

Total Special Features:

Total:

10,500